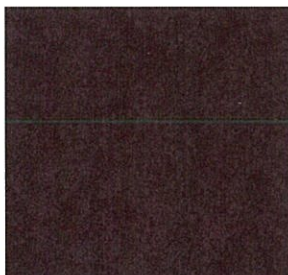




## GENERAL PLAN ANNUAL PROGRESS REPORT



April 1, 2009

# General Plan Annual Progress Report—2008

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## ***Parks/Open Space***

Open space for outdoor recreational use is a large part of the City's identity and is one of the City's General Plan goals of the Conservation/Open Space Element. To further encourage the development of open space for outdoor recreational use, the City is expanding the existing Ayala Park.

Residents of Chino can enjoy 26 parks encompassing more than 223 acres of open space. In the last four years the City has opened 11 new parks. These parks offer a variety of play equipment, picnic facilities, walking trails, sport fields and recreational opportunities for the entire community to enjoy. The newly expanded **Ayala Park** is open, where our athletes can enjoy the 9 new soccer fields and lighted combination football and soccer field for games and practices. The expansion includes new walking trails, parked security lighting, a new restroom building, a concession stand, and parking for nearly 1,000 cars. The expansion project recently grew in size with the purchase of the Ayala Golf Center, adding close to another 14 acres to the park site. We are looking at a variety of uses for this new facility and we look forward to bringing new recreational opportunities to residents.

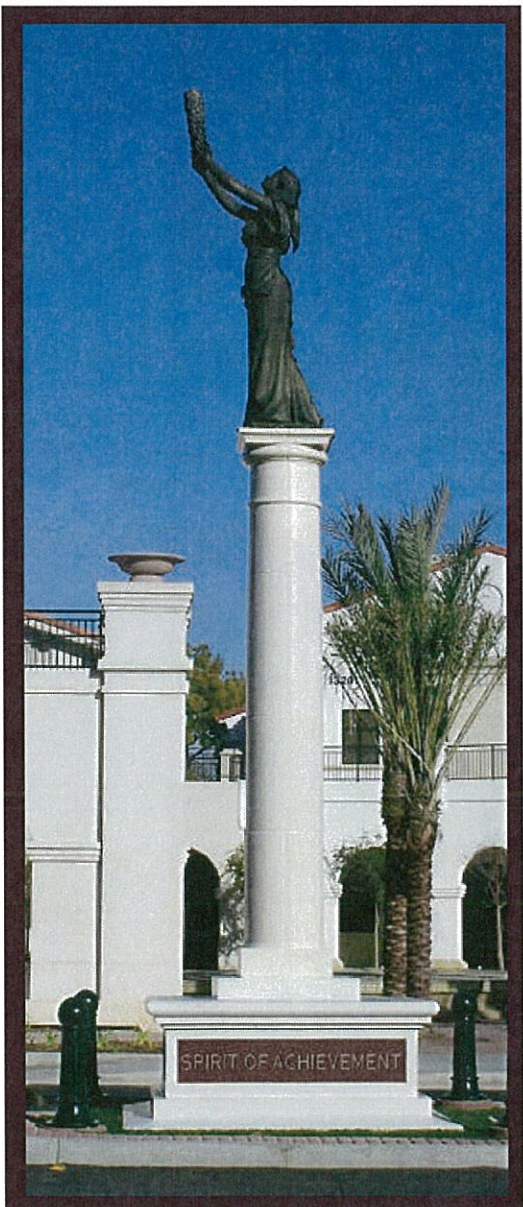
## ***Economic Development***

The General Plan Economic Development Element has set forth several goals, which the City has been able to meet. Goal 9-1 aims to maximize the amount of sales tax revenue captured by the City of Chino. Goal 9-2 encourages and accommodates growth in office activity over the next two decades to create new jobs and maintain Chino's high jobs/housing ratio. Rancho del Chino Plaza, Stater Brothers Plaza, and Paseo del Sol Plaza are just a few development projects within the City that meet Economic Development Element goals.

Part of managed growth is bringing quality retailers, restaurants, and service providers into the community. The **Rancho del Chino Plaza** located at Eucalyptus and Ramona Avenues is offering approximately 60 acres of retail, restaurants and commercial opportunities. Residents are already enjoying the new Home Depot and JC Penney stores at this location and several more retailers and eateries will compliment the project when completed.

**Stater Brothers Plaza**, a new 107,000 square foot grocery anchored shopping center is now open, located in the heart of east Chino at the corner of Schaefer and Euclid Avenues.

Across the street from City Hall, the beautiful **Paseo del Sol** is now open and serving the public. Today the plaza consists of three buildings. Two of which house several medical offices and a third is the City's new Community Services building named in remembrance of Carolyn Owens, a long time resident and supporter of the City. There are conceptual plans for a cultural arts facility, which is planned for the future and will complete this four building plaza in the heart of downtown Chino. The Carolyn Owens Community Center opened in 2007 and now houses both the Recreation and Human Services Division of our Community Services Department. Policy P9-2.4 of the City's General Plan aims to provide educational opportunities for Chino residents to improved opportunities for employers to hire locally. Residents are able to further their education by taking advantage of University Hall located on the 2<sup>nd</sup> floor of the Carolyn Owens Community Center. Four colleges are currently offering undergraduate and graduate level programs to the public with both day and evening classes available to accommodate busy schedules. Now students can obtain their educational goals right here in Chino without ever leaving the valley.





# General Plan Annual Progress Report—2008

## *City Infrastructure / Capital Improvements*

General Plan Circulation Element Goal 3-8 aims to provide complete, safe, and efficient public utility systems, which serve future land use needs. The Benson Water Treatment Plant meets this goal of the Circulation Element.

The City of Chino has worked very hard over the last several years to reduce the community's dependence on imported water; by building infrastructure we have increased our water resources allowing us to diversify where we draw our water from and making us less reliant on others for this valuable resource.

In 2006, the City opened the **Benson Water Treatment Plant**, which removes and cleans ground water from three city wells. Prior to the opening of the plant, the water from two of these wells was undrinkable due to poor water quality. By opening this single facility, we were able to increase the city's water supply by 5.2 million gallons per day. Through a long standing partnership with the Chino Basin Desalter Authority, the expansion of the Chino 1 Desalter and the construction on the Chino 2 Desalter facilities were both completed in 2008. By removing salt from the groundwater, these facilities create approximately 4.4 million gallons of drinking water a day for our community. A third facility that would help the City of Chino build our water supply is the aquifers storage and recovery unit. Once finished this unit will enable us to store surface water underground and the groundwater basin for later use. All three of these facilities has increased our water supply and made us less reliant on outside sources for one of natures more valuable resources.

The Seismic & Public Safety Element of the General Plan set forth a goal that deals with reducing loss of life, injuries, damage to property and natural resources due to wildlife fires. In order to meet this goal, the City expanded the Chino Police Department and the Chino Valley Independent Valley District by implementing code red and providing a new fire station.

In an effort to provide the highest levels of fire safety, the City Council agreed to provide funding now to 3 new fire facilities. Without this up front funding, these facilities would not have been built for several years. The **Chino Valley Independent Valley District** and City are currently in the design phases for two new stations and a training facility complete with a classroom space and a drill tower. Both stations are anticipated to open in the spring of 2010. Also built with future growth in mind, **Fire Station #3** is now open near the corner of Euclid





# General Plan Annual Progress Report—2008

## Purpose of a General Plan

A General Plan is intended to provide a future vision for, and to guide the growth and development of a city. A General Plan is a comprehensive document that provides goals, policies, objectives and actions for developing and preserving our community. General Plans typically contain goals, objectives, policies and programs all intended to support the City's desire to develop in a particular manner and to attain the vision of the plan. A General Plan is intended to be a statement of how citizens view their community, how they want it to be in the future, and how they intend to deal with the planning and development issues facing the community.



The General Plan identifies policies and programs that address the development and redevelopment of the City, preservation of parks and open space, provision of housing to meet future needs, and improvement of the circulation system. The programs and policies are aimed towards addressing the changing needs of the city and to serve as a map for the future that will guide the development and growth in the City.

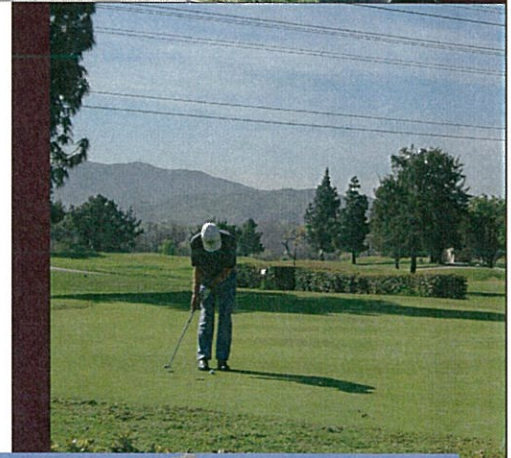
## State Law

Section 65300 et seq. of the California Government Code requires that each planning jurisdiction (i.e. city or county) shall prepare, and the legislative body shall adopt, a comprehensive, long-term, general plan for the physical development of the city. Section 65302 requires that each general plan shall consist of a statement of development policies and shall include a diagram or diagrams and text setting forth objectives, principles, standards and plan proposals.

## Legal Framework and Content

Government Code Section 65400 mandates that certain cities and all 58 counties submit an annual report on the status of the General Plan and progress in its implementation to their legislative bodies, the Governor's Office of Planning and Research (OPR) and the Housing and Community Development Department (HCD) by April 1 of each year.

The Annual Progress Report (APR) provides local legislative bodies with information regarding the implementation of the General Plan during the 12-month calendar year. The APR explains how land use decisions relate to adopted goals, policies and implementation measures of the General Plan.





# General Plan Annual Progress Report—2008

## AMENDMENTS TO THE GENERAL PLAN IN 2008

FILE #	DATE OF APPROVAL	PROJECT DESCRIPTION
GPA-PL08-0115	March 4, 2008	A request for a General Plan Amendment from Agricultural-Transitional to General Industrial on approximately 0.4 acres of land.
GPA-PL08-0447	December 2, 2008	Housing Element Update





# General Plan Annual Progress Report—2008

## GENERAL PLAN ELEMENTS

GENERAL PLAN ELEMENT	ADOPTED
Chapter III—Land Use Element	October 16, 1981
Chapter III—Circulation Element	February 4, 1992
Chapter IV—Housing Element—Certified	December 2, 2008
Chapter V—Conservation/Open Space Element	June 19, 1990
Chapter VI—Noise Element	September 1995
Chapter VII—Seismic and Public Safety Element	September 17, 1974
Chapter VIII—Air Quality Element	November 19, 1991
Chapter IX—Economic Development Element	October 6, 1992





# General Plan Annual Progress Report—2008

## Implementation of the General Plan

The General Plan carries a great deal of weight in the planning and development processes. Zoning and subdivisions are two of the primary implementation programs of the General Plan. State Law requires and the California courts have ruled that the General Plan and zoning must be consistent with each other. Additionally, the State Subdivision Map Act requires decision-makers to make findings of consistency with the General Plan before approving any subdivision of land. Housing, Parks/Open Space, Economic Development, and Public Safety, among others, are areas of the City that are guided by the policies of, and help implement, the General Plan.

### Accomplishments for 2008

#### Housing

One of the City's main goals set forth in the General Plan Housing Element is Goal 4-2 that encourages the construction of a range of new housing appropriate to meet the needs of Chino residents and the neighborhood where it is located. **The Preserve & College Park** are two residential developments where this goal is met.

One of the goals of the City Council is to ensure that developers build a variety of housing types to meet the needs of diverse buyers, making the American dream of home ownership within the reach of many. Nearly 1,000 families live in **The Preserve**, the 5,400 acre master planned community, boasting a variety of housing styles, a luxurious private community center, several beautiful parks and a retail center. The K-8 school is complete and includes a gymnasium and a county library.

Just across town, Chino's newest master planned community, **College Park** is taking shape, a blend of residential, commercial, institutional, and recreational uses College Park is already home for just under 200 families. When complete the 710 acre project will include 10 distinct neighborhoods, several lush parks, a recreation center, an elementary school, a retail center, and offers direct access to the new **Chaffey College** campus.

The City is working with the master developers of **The Preserve** and **College Park** communities who will construct 830 new affordable housing units.

The City has also taken into account some of the difficulties individuals of low to moderate income may face when obtaining a home. In order to create bet-

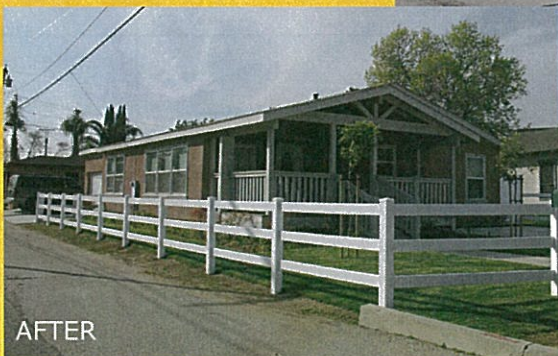
ter housing opportunities for these individuals, Goal 4-3 of the General Plan Housing Element aims to remove governmental constraints for the production of housing within the City by working in coordination with **Habitat for Humanity**.

To expand the circle of those who can afford the American dream of homeownership the City works hard to provide opportunities for low to moderate income buyers. Over the last 4 years the city devel-

BEFORE



AFTER



oped 6 new affordable homes and currently working on plans for additional 7 all in the downtown area. We anticipate that all 7 of the new projects will be completed be-

fore the summer of 2009. Last year the city completed its 10<sup>th</sup> **Habitat for Humanity** house at the LA County Fairgrounds. When finished the house was relocated to the corner of 2<sup>nd</sup> and C Street where it provided a home for a family of four.

General Plan Housing Element Goal 4-1 looks to preserve existing housing throughout Chino and is met through it's **City's Home Improvement Program**.

Just this year the city received a \$400,000 grant from the State Department of Housing and Community Development to provide no interest deferred loans to homeowners for needed home repairs and improvements. Over the past four years, the city has helped 101 low income homeowners make much needed improvements to their properties through the **Home Improvement Program**. Through this valuable program, the city has infused \$2.6 million dollars in improvements into Chino homes.



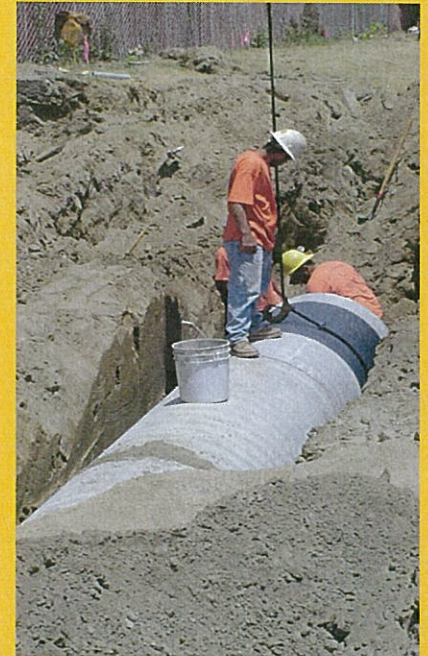
## General Plan Annual Progress Report—2008

and Kimball Avenues. The station currently houses one fire engine company, but can house a second when our community grows.

Public safety continues to be a top priority and the City has made significant strides to stay ahead of future growth. Keeping the future of the community in mind, the City closed escrow on the Home Depot site located on Walnut Avenue in January 2008. When renovated this 102,000 square foot facility will house the **Chino Police Department** under a single roof. The department has been operating out of the current location, the Chino Civic Center for well over 30 years. Out of necessity, the department began leasing space in the County Court House in 2007, which is being used as a workspace for the Detective Bureau. The long term vision of the City Council is to create a state of the art full service police facility that will serve our growing population today and well into the future.

To ensure we can communicate with residents and business owners in the event of a major disaster, the City has contracted with Code Red, a high speed telephone emergency notification service. This system will allow the city to deliver prerecorded emergency messages to targeted areas or throughout the entire city at a rate of 50,000 calls per hour. The Chino Police Department is asking all residents and business owners to visit their website and register with Code Red to ensure maximum distribution of emergency information in the event the system is ever utilized.

Improving existing road conditions are necessary for the City to maintain and function properly. General Plan Circulation Element Goal 3-1 aims to plan, develop and maintain street improvement. To make sure our City streets remain safe for all drivers, the City puts over 2 million dollars a year into maintaining our roadways. In 2007, the city completed six separate projects and earmarked another 2 million dollars for road maintenance in 2008's budget. Since the inception of the **Street Rehabilitation Project** nearly ten years ago, the city has rehabilitated over 187 miles of city streets or 87% of our roadways at a cost of \$25,000,795.



### General Plan Update—Envision Chino 2025

Work for the City's General Plan Update began in 2005, since then the City accomplished a few milestones towards completing the General Plan Update.

Through the summer of 2006 and fall of 2007, City staff completed the visioning process by reaching out to residents at a variety of events, involving the General Plan Steering Committee, gaining approval from Planning Commission and City Council for the Visioning Statement and Narrative composed by staff.

Continuing with the General Plan Update, in 2008 the City updated its Housing Element and determined a land use plan. Preparation for the draft General Plan and Zoning Code began last year.

Following into 2009, the City is looking forward to wrapping up the final touches and adopting its new General Plan and revised Zoning Code, where the Zoning Code will implement the goals set forth in our new General Plan.

